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Maria Morelli, AICP
Senior Planner
Town of Brookline
333 Washington Street
Brookline, MA 02445

Re: The Current 420 Harvard Street Project Proposal

Dear Ms. Morelli:

Thank you for bringing our views to the attention of the Zoning Board of Appeals for the 420 Harvard Street Project. As a resident of the JFK Crossing neighborhood, I really appreciate your help, along with many of my fellow neighbors.

Having lived at 84 Fuller Street for the last 42 years, I feel that my Brookline neighborhood is changing for the worse rather than for the better, if such a proposal should get approved. I first knew the building in question as the funeral home, where my father's service was held. Even after ReMax took over, I will always remember it as a funeral home. Now, the developers would like to squeeze a 6 story, 36 unit apartment and commercial complex into a lot that is only slightly more than an average one-family house lot, with plans to build in mechanized parking to squeeze in as many cars inside the building. My main objection is not that it will allow more low and middle income families into this already crowded neighborhood, but the sheer magnitude of the headaches it will bring to this area, in terms of added traffic congestion, during and after construction.

On any given day, we have a difficult time finding parking in front of our own homes because there are just not enough parking spaces for the businesses on Harvard Street. Adding a project this size would just make it even more difficult to find parking. Last week, a suspicious fire behind the Butcherie, brought all our worries about the safety of the neighborhood into the open. Fire trucks from all around came and completely blocked traffic in all directions along Harvard and the surrounding side streets. The firemen had difficulty getting the hose to back of the store and had to get access through the driveway in the back of the ReMax building. If construction had been underway, they would not have been able to do that. The Butcherie would have gone up in smoke. *(Or was that the intended plan?)*

The construction of such a project will bring a lot more headaches than the traffic issue. There are already many restaurants and eateries on Harvard Street at the JFK Crossing area, and as many of my neighbors know and have complained about the rodent problem, this pest problem will grow tenfold. A few years ago, I have seen rats running in droves in broad daylight through my back yard, when the jackhammers on the corner of Harvard and Fuller startled these rodents from their usual hangouts. It is not a sight I want to see again ever. Health and safety are important factors in rating a neighborhood. I can just imagine what the

prolonged construction period will do to our quality of life.

As a resident of this area, I know that our neighborhood is overly dense as it is. Many of us feel that, in the present proposal, the developers are not really committed to helping our neighborhood, but are more concerned in making as much money as they can by building this super-sized project in a mini-sized lot. Our taxes are the same as other areas in Brookline, but why are we getting the brunt of these 40B proposals? Please do not approve this project as proposed without considering the neighbors' health, sanity, and safety, and the traffic, congestion, density, and noise pollution problems that this will lead to, without a doubt.

A lot more commonsense, consideration, and foresight in the next planning phase would be helpful, too. Just a few blocks down the street, Devotion School will be undergoing expansion and reconstruction for the next two years, due to the current population explosion. Adding more residents to this area will not help the situation at this time, when we already have to pay an override in terms of more taxes to help with the rebuilding.

So, please do not approve this 40B project at 420 Harvard Street as proposed, without a **drastic** reduction in size and scope! Thank you.

Very truly yours,



Quen Law